

Attorney or Party Name, Address, Telephone & Fax Numbers and California State Bar Number  Thomas J. Polis, Esq. (SBN 119326) Asdourian & Polis LLP Five Park Plaza, Suite 820 Irvine, California 92614-8501 Telephone (949) 862-0040 / Facsimile (949) 862-0041		FOR COURT USE ONLY <b>FILED</b>  01 APR 26 AM 9:00  CLERK U.S. BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA  BY _____
UNITED STATES BANKRUPTCY COURT CENTRAL DISTRICT OF CALIFORNIA		
In re:  <b>CARLOS B. FERRER, II</b>  Debtor(s).		CASE NO:  <b>RS 00-19122 MG</b>

### NOTICE OF SALE OF ESTATE PROPERTY

Sale Date: N/A	Time: N/A
Location: N/A	

Type of Sale: ☒ Public    ☐ Private    Last date to file objections: May 11, 2001

**Description of Property to be Sold:** 77.92 acres of undeveloped non-residential real property located in the Santa Rosa West area of Temecula/Rancho, California (A.P.N. 932-080-011-0) (the "Property"). The legal description of the Property is Parcel 13 of Parcel Map 7391 in the County of Riverside, State of California, as per map recorded in Book 45, pages 14 through 22, inclusive.

**Terms and Conditions of Sale:** One Hundred Fifty-Six Thousand Dollars (\$156,000.00). The Property will be sold "as is, where as". The Closing to occur on the later of May 21, 2001 or five (5) days after entry of the order approving the sale.

**Proposed Sale Price:** One Hundred Fifty-Six Thousand Dollars (\$156,000.00). \$5,000.00 escrow deposit.

**Overbid Procedure (If Any):** \$161,000.00 overbid with all overbidders to deposit a 10% overbid deposit and qualify with Trustee on or before May 11, 2001.

**If property is to be sold free and clear of liens or other interests, list date, time and location of hearing:**

**Contact Person for Potential Bidders (include name, address, telephone, fax and/or e-mail address):**

Thomas J. Polis, Esq.  
ASDOURIAN & POLIS LLP  
Five Park Plaza, Suite 820  
Irvine, California 92614-8501  
Tel. (949) 862-0040 / Fax (949) 862-0041  
E-Mail: tip@ap-law.com

Date: April 25, 2001

**PROOF OF SERVICE**

STATE OF CALIFORNIA, COUNTY OF ORANGE

I am employed in the City of Irvine, County of Orange, State of California. I am over the age of 18 years and not a party to the within action. My business address is: Asdourian & Polis LLP, Jamboree Center, Five Park Plaza, Suite 820, Irvine, California 92614-8501.

On April 25, 2001, I served a copy of the document(s) named below on the parties interested in this action.

DOCUMENT(S) SERVED: **NOTICE OF SALE OF ESTATE PROPERTY**

[X] By [ ] the original [X] a true and correct copy thereof addressed as follows:

**Please see attached Service List.**

- [X] **BY MAIL:** I am "readily familiar" with the firm's practice of collection and processing correspondence for mailing. Under that practice it would be deposited with the U. S. Postal Service on that same day with First Class postage, thereon fully prepaid at **Irvine, California** in the ordinary course of business. I am aware that on motion of the party served, service is presumed invalid if postal cancellation date or postage meter date is more than one day after date of deposit for mailing in affidavit.
- [ ] **BY PERSONAL SERVICE:** I arranged to have **DDS Legal Support Systems, Inc.** deliver said document by hand to the person(s) stated herein or on the attached Service List. An additional Proof of Service will be signed by the courier and filed at a later date.
- [ ] **BY FACSIMILE:** I transmitted a true and correct copy of the above-referenced document from a facsimile machine at Asdourian & Polis LLP whose facsimile number is (949) 862-0041 to the interested parties in this action as indicated herein or on the attached Service List. The information indicated herein or on the attached Service List includes the name and facsimile number of each party served. The above-described transmission(s) was/were reported as complete, without error, by a communication journal issued by the facsimile machine.
- [ ] **BY FEDERAL EXPRESS:** I am readily familiar with the practice of Asdourian & Polis LLP for collection and processing of documents for overnight delivery and know that the document(s) described herein will be deposited in a box or other facility regularly maintained by Federal Express for overnight delivery.
- [ ] **BY OVERNIGHT COURIER:** The above-referenced document was sent to each party indicated herein or on the attached Service List by **GOLDEN STATE OVERNIGHT COURIER** for delivery the next business morning. A tracking number has been assigned for each package delivered and the tracking numbers have been recorded for our records.
- [ ] **STATE:** I declare under penalty of perjury under the laws of the State of California that the above is true and correct.
- [X] **FEDERAL:** I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct, and that I am employed in the office of a member of the bar of this court, at whose direction this service was made.

Executed on **April 25, 2001**, at Irvine, California.

  
Christine Sepulveda